



@DakotaHawks

HOUSE & AREA GUIDEBOOK

THE HOUSE

HIDE(OOO)UT HOUSE RULES

Updated: May 2024

1. Smoking is NOT allowed anywhere in the house (tobacco, weed, etc.). If smoke is smelled or detected in the home, your security deposit will be charged.
2. Please remove your shoes at the front door and be respectful of the light-colored furniture and antiques in the home, always.
3. People other than those in the Guest party agreed upon in the booking may not stay overnight in the property. Any other person in the property is the sole responsibility of the Guest.
4. No parties are allowed on the property – this means that gatherings are limited to the number of occupants agreed upon in the online booking.
5. Guests should not create excessive noise from 10:00 PM – 8:00 AM
6. Keep the property and all furnishings in good order. Please report any issues or accidents.
7. Only use appliances for their intended uses.
8. Dogs are permitted only with prior approval and the ***Pet Addendum*** must be complete (please inquire prior to check-in). Animals are never permitted on the furniture. Please use the provided bags to remove pet waste from the yard before check out.
9. Housekeeping: There is no daily housekeeping service. While linens and bath towels are included, daily maid service is not included. Please be respectful of the guests after you and the environment and only use as many towels and linens as absolutely necessary during your stay.
10. Garbage: Any garbage must be stowed in the proper garbage receptacles, as explained in the house guide.
11. Pond: Swim at your own risk. Please dry off and wipe down before re-entering the property.
12. Fireplace: The fireplace is a log-burning fireplace. Fireplaces should only be used with adequate knowledge of how to make and maintain a fire and its use is at your own risk. Please read the instructions provided in the great room as well as the house binder.
13. Water and Septic: The property is on a well and septic systems. The mineral content in the water is high. The septic system is very effective; however, it will clog up if improper material is flushed. DO NOT FLUSH anything other than toilet paper. No feminine products should be flushed at any time. If it is found that feminine products have been flushed and clog the septic system, you could be charged damages.

HIDE(OOO)UT HOUSE GUIDE

Updated: Apr 2024

Thanks for coming to stay at one of our favorite places in the US. We're so glad you're here. Below are some instructions and quirks for every room in the house!

We have done our best to bring this beat-up little cabin back to life! However, it is still an old home in the woods and sometimes things happen. **For any issues during your stay please contact the caretaker Randy Ashline at 802-291-1828.**

Snow/Storm/etc.

In the event of a snowstorm Randy will automatically come by the property to plow ASAP. If the home loses power for any reason please alert Randy ASAP. There are flashlights and batteries in the lower kitchen cabinets to the right of the stove for use during a power outage. During heavy or hard snowstorms this may happen and service is usually restored within a few hours (Green Mountain Power keeps their website fairly up to date about outages). Please make a fire in the chimney stove to heat the house in the event of a power outage.

Smoking

This is a non-smoking house. While we know, and love, that marijuana is now legal in VT... you still cannot smoke it in the house. Please smoke tobacco, weed, whatever you choose outside on the porches. Do NOT leave butts anywhere on the property. You can dispose of them in the fireplace ash bucket on the front porch. :)

Fireplace - MUST READ

You are welcome to use the fireplace during the course of your stay. All local gas stations sell bundles of pre-cut approved firewood that can be purchased for roughly \$7 a bundle. Fatwood and newspaper are also available at all local stores.

We ask that you abide by the following guidelines, with no exceptions:

- Please only burn proper firewood and fatwood, DO NOT burn wet wood or sticks, painted or treated lumber, paper, cardboard, plastics, trash, etc. These items ARE a risk to a chimney fire and this is an old masonry fireplace (newspaper, fatwood and approved wood only). Wood from the property is not allowed to be burned by state law.
- Here's a PDF link with illustrations on how to use the fireplace stove: [Click Here](#)

DOGS

- We love dogs! However, dogs must be pre-approved before your stay and our dog waiver must be completed. Dogs during stays that have not been pre-approved will

result in the loss of your entire security deposit. So just let us know if your furry friend is coming and we'll make sure to get them approved.

- Dog bowls, foot towels, and some poop bags are provided. Please wipe your dogs feet before they enter the home after EVERY trip outside. The striped towels in the basket at the front door are just for them!
- DOGS ARE NOT PERMITTED ON ANY FURNITURE.
- Please pick up after your dog if they go to the bathroom in the dog run or near the home (mice and bears love the scent and we'd like to keep it clean for others). Bags (and treats!) are provided.

FRONT PORCH

- **Keypad lock**
 - The keypad lock on the front porch is your keyless entry point! Use the code provided to you at check-in to both enter the home and lock the home when you leave. Simply enter the 4-digit code and wait for the green light, then twist the handle to lock/unlock the door. (Note: You may have to close the door or push it a bit to get the lock all the way into the door jam)
- **Shoes**
 - **Please remove your shoes at the front door of the house, always.** There are shoe bins and a large rug at the front door for this purpose. The floors in this home do dent easily and it's important to keep them clean and dry during your stay.
- **Porch light**
 - The light on the front porch/entrance can be turned on when you enter the home immediately to the right (on the wall, under the coat hooks). It is labeled 'Porch Light'
- **Trash**
 - Any trash from your stay can be left (tied in garbage bags) in either of the two large DECAMP inside the shed at the bend in the driveway. Our facility will separate out the recycling items so you do not need to worry about recycling during your stay. The garbage is picked up every other week on Tues and/or Thursday. **Please store all trash inside these bins and not OUTSIDE the bins (bears are a real thing in this area). If visiting in the spring/summer, please be sure to coat your trash with bleach (especially meat waste) to avoid frequent visits from the local bears!**

KITCHEN

- **Dishwasher**
 - The dishwasher is brand new! **Enjoy. Pods and/or detergent are available under the kitchen sink.**
- **Outlets & Appliances**
 - The light switches to the main kitchen lights are near the coffee pot. There are outlets here, to the right of the stove as well as under the cabinets in the corner of the countertop (there are 4 underneath where the dishes are stored). Toaster, rice maker, and other items can be found in the lower cabinets. Please return cooking items to where you found them!
- **Coffee Pot**

- The current coffee pot is a basic American-style coffee pot. Water is added at the top and ground beans are added under the lid. This machine takes canonical filters (not basket-style).

BATHROOMS

- Please note that excessive splashing in the upstairs bathroom may cause water to drip below. We've created a hatch to check easily monitor any leaks and are actively working to fix this issue. We apologize for the unsightly hole in the ceiling in the meantime!
- **BE CAREFUL as running multiple hair dryers or other heavy-power machines at once may trip a breaker.** We have recently had the breaker box upgraded but you simply never know! The breaker box is located in the basement and can be accessed by reaching out to our caretaker Randy. Access to the basement is otherwise prohibited.

LIVING ROOM/GREAT ROOM

- **Lighting**
 - You might miss it but here are two large LED pipe lights in each corner. These can be turned on using the black box on the floor with your foot. Slide the mechanism up to turn the light on and adjust the brightness.
- **Furniture**
 - Please keep dogs off of the couches in the living room, and all furniture in the home. Damage to couches resulting from dogs may result in you being charged your full security deposit. Please help us keep them clean! If you move any living room furniture during the course of your stay, please rearrange pieces to their original orientation by checkout, use listing photos as a reference (new grey couch has been swapped in!).

DINING ROOM

- **Table**
 - This large Italian glass table can be cleaned and wiped with a glass cleaner after use. There is currently a leaf in the table, please do not remove this leaf unless absolutely necessary (it is VERY heavy and VERY breakable).
 - Additional stools for guests are in the dining room, these can be used for additional seating anywhere in the home. Please return them back to this location before you leave!

LINEN CLOSET

- **Sheets & supplies**
 - We've done our best to stock the linen closet with as many extra towels, paper towels, TP, and other supplies you might need. Please be mindful of water and laundry usage and only use the number of towels and sheets absolutely necessary during your stay. Prior to your stay our cleaning team will make sure all shampoo, conditioner and body wash dispensers are full and other basic cleaning materials can be found under the kitchen sink.
 - There is a queen-sized air mattress, small step stool, ironing board, iron and clothing steamer in the coat closet across from the linen closet. If you use any of

these items please return them here before you leave (air mattress should be rolled).

BACK PORCH

- **Lock**
 - We've recently replaced the back door lock to be a deadbolt, please make sure you lock this from the inside before leaving the house!
- **Grill**
 - The grill is located on the front porch near the kitchen.
 - The propane tank is located underneath the grill behind black metal doors. Before using, completely open the valve by turning the knob counter-clockwise until it stops.
 - To light the grill, turn burner knobs counter-clockwise to the "light" position (9 o'clock). Once you hear the gas start to flow, press the ignitor button to the right to light the burners. If this does not work, you may CAREFULLY use a long-handle lighter to ignite the burners.
 - Please remove excess food/debris from the grill after usage, grill tools can be located in the kitchen drawer.
 - Fun fact: You can use half an onion to clean the grill surface after use!
 - PLEASE make sure the propane tank is COMPLETELY CLOSED/OFF when you are finished using it. To do so, turn the tank valve clockwise until it stops completely.

LAUNDRY

- Laundry is located in the hallway downstairs behind the black curtains. Detergent should be provided. We ask that you only do FULL loads of laundry as necessary during your stay to be mindful of water usage. Small laundry baskets are provided in each room's closet. If you find your clothes are too wet after the washing cycle, run an extra spin cycle before moving the clothes to the dryer. If too large, the dryer can be a little finicky and you may need to run a 2nd cycle on high heat to complete the drying process for a very large load.

AIR CONDITIONING

- Air conditioners are provided starting Memorial Day Weekend, through Labor Day weekend, in each bedroom window. Please do not tamper with these units as they are heavy and carefully placed in each window (remember, old house). Please make sure to TURN OFF these units prior to check out.

LIGHTS

- In the lower bedrooms, **the closest light switch to the door is the ceiling fan light**. All ceiling fans have a remote that is attached to the wall near the door. Simply hit the 'light' button on the top right of this remote to provide light as you enter the room. If you remove these remotes from their holster, please return them before you leave. Lost remotes will result in a \$200 fee to your security deposit (as the entire fan will have to be replaced). **Please note: the lower-floor bedroom closest to the front porch is missing its remote, however the lamp in that room works perfectly!**

POND

- The pond is located up the hill and through the woods from the front door (between the home and the clearing at the elbow of the driveway).
- The pond is great for swimming but is subject to natural debris from winters and storms. In the winter, the pond does NOT always freeze through. We do not recommend walking on the frozen pond. Please do so at your own risk and ALWAYS with someone to spot you.

FIRE PIT

- There is a fire pit in the clearing behind the elbow in the driveway. However, during snowy months it is covered and hard to spot. We ask that it only be used when the fire ring is clearly visible, clear, and dry. The same rules apply for the fire pit as apply for the fireplace. Fires are NEVER permitted outside the fire pit area and must be monitored at all times.

CHECK OUT INSTRUCTIONS

Before you leave:

Run the dishwasher with all the dishes that need to be cleaned (please do not leave any dirty dishes in the sink or bedrooms)

Strip all the beds that were used and put the pile next to the laundry machine

Put all the garbage outside in the large black garbage bins inside the shed (not outside of the bins - BEARS - if there is not room please leave the trash inside the home and let us know)

Put all paper and recycling into the same large black bins (our facility will separate recycling, no need to worry about that)

If anything was not working smoothly, or properly, please let us know! If any lights went out, or anything was broken, no worries we just need to know so that we can fix it or replace it for the next guests. We will never deduct from security for normal accidents and wear, but if a glass is broken or a dish is cracked we need to know so that we can replace them. Stains or accidents involving red wine or other unforgiving substances will be deducted for cleaning or replacement.

Confirm all windows and doors that were opened are again locked.

Remove all food/leftover items that were not in the house when you arrived from the fridge/freezer.

If you are here with your dog, walk around the house and make sure you have picked up after him/her.

If you smoked outside, please make sure there are no butts on the lawn/driveway

Turn off the ceiling fans, A/C, and lights before you leave. Make sure you have left all the furniture in the same place as you found it, and that the music, TV, games, extra blankets, and pillows are all back where they started.

If you are here between November 1 and May 15:

- Make sure the fireplace is completely out/cold and the door is closed tightly
- Lower the heat in all zones to 55 degrees

Be well, get home safe, and come back again soon!

THE AREA

Hartland is conveniently situated between 3 of VTs favorite towns: Woodstock, Quechee and Windsor! This is by no means an exhaustive list but here are a few area favorites to check out!

EATING & DRINKS

SILO DISTILLERY

What: Vermont craft distillery distilling small batch spirits from Vermont grown grain and local ingredients. Come visit our barn distillery and tasting room/bar!

Good For: Drinks/Apres

Address: 3 Artisans Way, Windsor, VT 05089

Website: <https://www.silodistillery.com/>

Time from Hide(OOO)ut: Approx 15 min

HARPOON TAP ROOM & BEER GARDEN *(Right next to Silo)*

What: Brewery offering facility tours & featuring a beer hall with classic bar fare & Harpoon beers.

Good For: Drinks/Apres

Address: 336 Ruth Carney Drive, Windsor, VT 05089

Website: https://www.harpoonbrewery.com/windsor-brewery/#on_tap

Time from Hide(OOO)ut: Approx 15 min

HARTLAND DINER

What: The most adorable local diner owned/run by Nicole

Good for: Breakfast/Lunch

Address: 159 US-5, Hartland, VT 05048

Website: <https://www.facebook.com/hartlanddiner/>

Time from Hide(OOO)ut: Approx 8 min

Note: During Pandemic The Diner is open for Take Out Only/Curbside Delivery Weekdays. Fri, Sat and Sun you can Dine In. Booth Seating Only. You must call ahead for Dine In reservations. Take Out Orders by phone only. No Walk-Ins 802.436.3663

MIKE'S DELI

What: General store and deli, nothing fancy here but a decent sandwich!

Good for: Lunch

Address: 148 US-5, Hartland, VT 05048

Website: N/A

Time from Hide(OOO)ut: Approx 8 min

WORTHY KITCHEN

What: Delicious farm-to-table restaurant that makes a mean burger

Good for: Lunch/Dinner/Apres

Address: 442 Woodstock Rd, Woodstock, VT 05091

Website: <https://www.worthyvermont.com/worthy-kitchen>

Time from Hide(OOO)ut: Approx 5 min

MONT VERT CAFE

What: Casual coffee and lunch spot with organic ingredients & espresso drinks, served in hip digs.

Good for: Coffee, breakfast sammy or lunch

Address: 28 Central St, Woodstock, VT 05091

Website: montvertcafe.com

Time from Hide(OOO)ut: Approx 7 min

BROWNSVILLE BUTCHER & PANTRY

What: Small grocery and butcher with delicious cafe attached (pizza salad and sammys here are all amazing)

Good for: Lunch or a casual dinner, can grab a beer on the deck while you wait!

Address: 871 VT-44, Brownsville, VT 05037

Website: butcherandbpantry.com

Time from Hide(OOO)ut: Approx 15-20 min

SIMON PEARCE

What: Restaurant serving refined American meals in a restored 19th-century mill overlooking a waterfall. Also the location of the Simon Pearce glass blowing factory with store, tours and glassblowing on site!

Good for: Dinner or a nicer lunch (also check out the factory and see some live glass blowing!)

Address: 1760 Quechee Main St, Quechee, VT 05059

Website: simonpearce.com

Time from Hide(OOO)ut: Approx 10 min

Note: There is a SP factory store next to the Silo/Harpoon above

THE PRINCE & THE PAUPER

What: Long-running establishment plating refined global fare in an elegant yet relaxed atmosphere.

Good for: Dinner

Address: 24 Elm St, Woodstock, VT 05091

Website: <http://www.princeandpauper.com/>

Time from Hide(OOO)ut: Approx 8 min

Good spot for dinner and then a walk around the little charming town of woodstock!

MOUNTAIN CREAMERY

What: Down-to-earth spot for breakfast, sandwiches, ice cream & old-fashioned baked goods.

Good for: Ice-cream

Address: 33 Central St #101, Woodstock, VT 05091

Website: mountaincreameryvt.com

Time from Hide(OOO)ut: Approx 8 min

THE LINCOLN INN AT THE COVERED BRIDGE

What: Older-style inn for romantic and cozy dining

Good for: Dinner

Address: 2709 W Woodstock Rd, Woodstock, VT 05091

Website: <http://www.lincolnn.com/>

Time from Hide(OOO)ut: Approx 15 min

GROCERIES

***Note:** If you need something from a big box chain or retailer. West Lebanon, NH is approx 15-20 min away and has everything.

JAKE'S QUECHEE MARKET

What: Local grocery store, decent selection of items with lots of local brands & booze (including Heady Topper) *The Skinny Pancake attached to Jake's has decent crepes and food for lunch or breakfast!*

Good for: Groceries (on the nicer end) - make sure to grab some Steve's coffee cake (yummy)

Address: 7161 Woodstock Rd, White River Junction, VT 05001

Website: <http://jakesquecheemarket.com/>

Time from Hide(OOO)ut: Approx 7 min

WOODSTOCK MARKET

What: Grocery Store

Good for: Groceries (more selection and a little less expensive than Jake's with a more down-to-earth selection)

Address: 37 Pleasant St, Woodstock, VT 05091

Website: N/A

Time from Hide(OOO)ut: Approx 7 min

WOODSTOCK FARMERS MARKET (May through mid-October).

What: Fresh Produce, Dairy & Eggs, Meat & Seafood, Baked Goods, Specialty Grocery Products, Fresh Flowers, Deli, Grab-and-Go Items, Prepared Foods, Coffee & Tea, Cold Drinks, Wine & Beer, and Garden Center

Good for: Groceries

Address: 979 W Woodstock Rd, Woodstock VT 05091

Website: woodstockfarmersmarket.com (CHECK FOR HOURS)

Time from Hide(OOO)ut: Approx 9 min

HIKING

This area is full of hiking for all levels. Here are a few trails and areas to consider:

The Appalachian Trail: Experienced hikers, this one's for you! A back-country trek is right at your fingertips thanks to convenient trailheads within easy driving distance of Woodstock.

- **Access points** (in back of guide):

<https://www.nps.gov/mabi/planyourvisit/upload/AT-trailhead-directions-2.pdf>

Aqueduct Trails (West Woodstock)

Built and maintained by the Woodstock Area Mountain Biking Association (WAMBA), this collection of branching and looping trails totaling 10 miles is also great for hiking. Go for the varied terrain and difficulties, stay a moment longer for the wonderful water views!

- Access point: 23111 Cox District Rd Woodstock, Vermont 05091

Eshqua Bog Natural Area

Known for the hundreds of Lady's Slippers that bloom throughout its 41 acres every spring, this half-mile network of dirt, bridge, and handicap-accessible boardwalk is the perfect easy stroll.

- **Access point:** Garvin Hill Rd, Woodstock, VT 05091

Marsh-Billings-Rockefeller National Historical Park (Woodstock Village)

Enter via one of Woodstock's most stunning roads, Mountain Avenue, through the green expanse of Faulkner Park or take the park's main entrance on Old River Road (across from Billings Farm & Museum) for our village's hiking crown jewels: Mt Tom and the 14-acre mountaintop pond, The Pogue. Either way, you're in store for moderate exercise and maximum views, from pristine natural vistas to a perspective of Woodstock that makes the downtown area look like the perfect model village! But there's more. With 7 total hike options, you can shorten or lengthen your trip so it fits you best.

- **Access points:** Mountain Road via Faulkner Park, Old River Road via the main Marsh-Billings-Rockefeller National Historical Park entrance

Mt Ascutney State Park

Many great vistas await you from the top of Mt. Ascutney lookout tower and from view points located along four base-to-summit trails. For shorter hikes, drive up the Mountain Road to the upper parking area where a half-mile hike will take you to the summit.

- **Trail maps and more info at:** <https://www.woodstockvt.com/things-to-do/hiking-running>

DOWNLOAD THE 'ALL TRAILS' APP - It has the best and most up-to-date trail info for the area.

SKIING

Killington Ski Resort

What: Killington Mountain Resort & Ski Area is a ski resort in Rutland County, Vermont, United States, near the town of Killington. It is the largest ski area in the eastern U.S., and has the largest vertical drop in New England at 3,050 feet. Starting in the 2013–14 ski season, it was given the title "Beast of the East."

Address: 3861 Killington Rd, Killington, VT 05751

Ticketing & info: <https://www.killington.com/>

Time from Hide(OOO)ut: Approx 30 min (to lower lift)

Suicide Six (Recently re-named Saskaena Six)

What: Suicide Six is the name of a ski resort in South Pomfret, Vermont. Its claim to historical fame as the earliest ski resort derives from the installation, in January 1934, of an improvised rope tow, the first ski lift in the United States, on a hill located on Clinton Gilbert's farm.

Address: 247 Stage Rd, South Pomfret, VT 05067

Ticketing & info: <https://www.suicide6.com/>

Time from Hide(OOO)ut: Approx 15 min

Okemo Ski Resort

What: Okemo Mountain Resort is a ski resort located in the town of Ludlow, Vermont, United States. The resort experienced 600,000 skier visits in 2009. Parents Magazine rated it the Top US Family Snow Resort

Address: 77 Okemo Ridge Rd, Ludlow, VT 05149

Ticketing & Info: okemo.com

Time from Hide(OOO)ut: Approx 45 min

OUTDOOR RENTALS & OTHER ACTIVITIES

SKI & SNOWBOARD RENTALS & REPAIRS

HENDERSON's

<http://www.hendersonskis.com/>

7045 Woodstock Rd, Quechee, VT 05059

(Right next to Jake's market)

KAYAK RENTALS

GREAT RIVER OUTFITTERS (By Harpoon Brewery!)

Summer and Fall - We offer inexpensive float trips; canoes, kayaks, stand up paddle boards (SUP), rafts and river tubes on a pristine section of the Connecticut River.

Website: <http://www.greatriveroutfitters.com/>

Address: 36 Park Rd, Windsor, VT 05089

SNOWSHOE RENTALS

Woodstock Inn & Resort Nordic Center

What: With an extensive network of winter trails throughout Mount Peg and Mount Tom, the Tubbs Snowshoes & Fischer Nordic Adventure Center offers more than 30 km of groomed trails for skate and classic cross-country skiing.

Address: 76 South Street Woodstock, VT 05091

Nordic Trail Map here:

<https://www.woodstockvt.com/sites/default/files/inline-files/Nordic%20Trail%20Map%20Revised%20Temp%202016%20Final.pdf>

Whitman Brook Orchard (Sept - Nov)

What: Apple Orchard

Website: <http://whitmanbrook.com/>

Sugarbush Farm

What: Rural farm producing cheese varieties & maple syrups, with walks to view the tree-tapping process.

Good for: Maple syrup tapping tour, tastings, general VT-merriment

Website: <https://sugarbushfarm.com/at-the-farm/>

Address: 591 Sugarbush Farm Rd, Woodstock, VT 05091

Tennis/Spa/Etc

Guests can get a \$25/day guest pass to the Woodstock Inn Athletic Complex

What: Access to lockers, pool, sauna, steam room, whirlpool, and exercise rooms.

Currently Closed areas (due to covid): Whirlpool, Sauna, Steam Room

Website: <https://www.woodstockinn.com/do/things-to-do/athletic-club>

There is SO much more than this short list, need ideas or help? Shoot us a note, we're happy to provide suggestions! In addition, every 'big-box' store and many other less-Vermonty commercial provisions are available a 15 min drive in West Lebanon, NH!